



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 4/3/2026 9:23:56 PM

| General Details | | | | | | | |
|---|--|----------------------------|-------------------|-------------------------|-------------------|-----------------|---------------------|
| Parcel ID: | 010-3220-00680 | | | | | | |
| Document: | Torrens - 1041276.0 | | | | | | |
| Document Date: | 05/10/2021 | | | | | | |
| Legal Description Details | | | | | | | |
| Plat Name: | MERCHANTS PARK DIVISION OF DULUTH | | | | | | |
| Section | Township | Range | Lot | Block | | | |
| - | - | - | - | 004 | | | |
| Description: | LOTS 17 THRU 20 | | | | | | |
| Taxpayer Details | | | | | | | |
| Taxpayer Name | RAVINSKI PETER F & LINDSEY | | | | | | |
| and Address: | 2701 W 13TH ST DULUTH MN 55806 | | | | | | |
| Owner Details | | | | | | | |
| Owner Name | RAVINSKI LINDSEY | | | | | | |
| Owner Name | RAVINSKI PETER F | | | | | | |
| Payable 2026 Tax Summary | | | | | | | |
| 2026 - Net Tax | | | \$5,636.00 | | | | |
| 2026 - Special Assessments | | | \$34.00 | | | | |
| 2026 - Total Tax & Special Assessments | | | \$5,670.00 | | | | |
| Current Tax Due (as of 4/2/2026) | | | | | | | |
| Due May 15 | | Due October 15 | | | Total Due | | |
| 2026 - 1st Half Tax | \$2,835.00 | 2026 - 2nd Half Tax | \$2,835.00 | 2026 - 1st Half Tax Due | \$2,835.00 | | |
| 2026 - 1st Half Tax Paid | \$0.00 | 2026 - 2nd Half Tax Paid | \$0.00 | 2026 - 2nd Half Tax Due | \$2,835.00 | | |
| 2026 - 1st Half Due | \$2,835.00 | 2026 - 2nd Half Due | \$2,835.00 | 2026 - Total Due | \$5,670.00 | | |
| Parcel Details | | | | | | | |
| Property Address: | 2701 W 13TH ST, DULUTH MN | | | | | | |
| School District: | 709 | | | | | | |
| Tax Increment District: | - | | | | | | |
| Property/Homesteader: | RAVINSKI, PETER F & LINDSEY M | | | | | | |
| Assessment Details (2025 Payable 2026) | | | | | | | |
| Class Code (Legend) | Homestead Status | Land EMV | Bldg EMV | Total EMV | Def Land EMV | Def Bldg EMV | Net Tax Capacity |
| 201 | 1 - Owner Homestead (100.00% total) | \$65,500 | \$344,300 | \$409,800 | \$0 | \$0 | - |
| Total: | | \$65,500 | \$344,300 | \$409,800 | \$0 | \$0 | 4005 |



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Land Details

| | |
|-------------------------------|------------|
| Deeded Acres: | 0.00 |
| Waterfront: | - |
| Water Front Feet: | 0.00 |
| Water Code & Desc: | P - PUBLIC |
| Gas Code & Desc: | P - PUBLIC |
| Sewer Code & Desc: | P - PUBLIC |
| Lot Width: | 100.00 |
| Lot Depth: | 140.00 |

The dimensions shown are not guaranteed to be survey quality. Additional lot information can be found at <https://apps.stlouiscountymn.gov/webPlatsIframe/frmPlatStatPopUp.aspx>. If there are any questions, please email PropertyTax@stlouiscountymn.gov.

Improvement 1 Details (House)

| Improvement Type | Year Built | Main Floor Ft ² | Gross Area Ft ² | Basement Finish | Style Code & Desc. | | |
|-------------------|----------------------|----------------------------|----------------------------|-------------------------------|--------------------|-------------|--------------------|
| HOUSE | 1956 | 2,490 | 2,490 | U Quality / 0 Ft ² | RAM - RAMBL/RNCH | | |
| | | Segment | Story | Width | Length | Area | Foundation |
| | | BAS | 1 | 2 | 13 | 26 | FOUNDATION |
| | | BAS | 1 | 16 | 25 | 400 | FOUNDATION |
| | | BAS | 1 | 22 | 30 | 660 | BASEMENT |
| | | BAS | 1 | 26 | 54 | 1,404 | FOUNDATION |
| | | DK | 1 | 4 | 6 | 24 | PIERS AND FOOTINGS |
| | | DK | 1 | 5 | 10 | 50 | PIERS AND FOOTINGS |
| | | DK | 1 | 8 | 16 | 128 | PIERS AND FOOTINGS |
| Bath Count | Bedroom Count | Room Count | | Fireplace Count | HVAC | | |
| 1.5 BATHS | 5 BEDROOMS | - | | 1 | C&AIR_COND, GAS | | |

Improvement 2 Details (DG)

| Improvement Type | Year Built | Main Floor Ft ² | Gross Area Ft ² | Basement Finish | Style Code & Desc. | | |
|------------------|------------|----------------------------|----------------------------|-----------------|--------------------|-------------|-------------------|
| GARAGE | 1977 | 576 | 576 | - | DETACHED | | |
| | | Segment | Story | Width | Length | Area | Foundation |
| | | BAS | 1 | 24 | 24 | 576 | FLOATING SLAB |

Improvement 3 Details (Shed)

| Improvement Type | Year Built | Main Floor Ft ² | Gross Area Ft ² | Basement Finish | Style Code & Desc. | | |
|------------------|------------|----------------------------|----------------------------|-----------------|--------------------|-------------|-------------------|
| STORAGE BUILDING | 0 | 80 | 80 | - | - | | |
| | | Segment | Story | Width | Length | Area | Foundation |
| | | BAS | 1 | 8 | 10 | 80 | POST ON GROUND |

Sales Reported to the St. Louis County Auditor

| Sale Date | Purchase Price | CRV Number |
|-----------|--|------------|
| 05/2021 | \$330,000 (This is part of a multi parcel sale.) | 242572 |
| 07/1999 | \$135,000 (This is part of a multi parcel sale.) | 131195 |



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| Assessment History | | | | | | | |
|--------------------|------------------------|---------------------|---------------------------------|------------------|---------------------|------------------|------------------|
| Year | Class Code (Legend) | Land EMV | Bldg EMV | Total EMV | Def Land EMV | Def Bldg EMV | Net Tax Capacity |
| 2025 Payable 2026 | 201 | \$65,500 | \$344,300 | \$409,800 | \$0 | \$0 | - |
| | Total | \$65,500 | \$344,300 | \$409,800 | \$0 | \$0 | 4,005.00 |
| 2024 Payable 2025 | 201 | \$61,200 | \$332,200 | \$393,400 | \$0 | \$0 | - |
| | Total | \$61,200 | \$332,200 | \$393,400 | \$0 | \$0 | 3,826.00 |
| 2023 Payable 2024 | 201 | \$61,200 | \$332,200 | \$393,400 | \$0 | \$0 | - |
| | Total | \$61,200 | \$332,200 | \$393,400 | \$0 | \$0 | 3,919.00 |
| 2022 Payable 2023 | 201 | \$55,700 | \$300,000 | \$355,700 | \$0 | \$0 | - |
| | Total | \$55,700 | \$300,000 | \$355,700 | \$0 | \$0 | 3,508.00 |
| Tax Detail History | | | | | | | |
| Tax Year | Tax | Special Assessments | Total Tax & Special Assessments | Taxable Land MV | Taxable Building MV | Total Taxable MV | |
| 2025 | \$5,235.00 | \$29.00 | \$5,264.00 | \$59,520 | \$323,078 | \$382,598 | |
| 2024 | \$5,521.00 | \$25.00 | \$5,546.00 | \$60,968 | \$330,940 | \$391,908 | |
| 2023 | \$5,247.00 | \$25.00 | \$5,272.00 | \$54,931 | \$295,857 | \$350,788 | |

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